



Agenda
Code Enforcement Board Meeting
Tuesday, April 13, 2021
Join the Zoom meeting [here](#) or by phone (206)337-9723 or (253)215-8782
Meeting ID No. 949 6654 2362

Board Members: Chair Levy, Vice Chair White, and Board Members Bialy, Edmondson, and Faylor

Liaisons: Council Liaison Boring
Staff Liaisons Sergeant Swanson and Chief Bruce

Regular Meeting - 7:00 p.m. (via Zoom)

Call to Order/Attendance:

Approval of Agenda: (Approved by Motion)

Approval of Minutes: (Approved by Motion)

Compliance Hearings/Administration of Oaths:

1. **Case # 20210169 Christopher and Thomas Sunday Jr**
Location of Violation: 609 Cascade Street, Richland WA 99354
Description of Violation: RMC 10.04.040(F) 2+ Yards Debris
Mailing Address: Same
Notice of Civil Violation: April 2, 2021
- Lindsey Linhoff
2. **Case #20210090 Austin Templeton**
Location of Violation: 1508 Cottonwood Drive, Richland WA 99354
Description of Violation: RMC 12.16.010 Sidewalk Tripping Hazard
Mailing Address: Same
Notice of Civil Violation: March 9, 2021
- Lindsey Linhoff
3. **Case #20210081 Lloyd & Virginia Campbell**
Location of Violation: 307 Abbot Street, Richland WA 99352
Description of Violation: RMC 10.06.030 Storage of an Inoperable Vehicle
Mailing Address: 2104 S Buntin Street, Kennewick WA 99337
Notice of Civil Violation: March 30, 2021
- Jamie Williams
4. **Case #20201298 Lloyd & Virginia Campbell**
Location of Violation: 305 Abbot Street, Richland WA 99352
Description of Violation: RMC 10.06.060 Storage of an Inoperable Vehicle
Mailing Address: 2104 S Buntin Street, Kennewick WA 99337
Notice of Civil Violation: March 30, 2021
- Jamie Williams

Execution of Orders:

Continued Cases/Old Business:

New Business/Liaison Comments:

Adjournment

The next Code Enforcement Board Meeting is May 11, 2021

Richland City Hall is ADA accessible. Requests for sign interpreters, audio equipment, and/or other special services must be received 48 hours prior to the meeting by calling the City Clerk's Office at 942-7389.



CODE ENFORCEMENT AGENDA ITEM COVERSHEET

Meeting Date: 4/13/2021

Agenda Category: Compliance Hearings/Administration of Oaths

Prepared By:

Subject:

Case # 20210169 Christopher and Thomas Sunday Jr

Location of Violation: 609 Cascade Street, Richland WA 99354

Description of Violation: RMC 10.04.040(F) 2+ Yards Debris

Mailing Address: Same

Notice of Civil Violation: April 2, 2021

- Lindsey Linhoff

Department:

Police

Recommended Motion:

Summary:

Attachments:

1. 609 Cascade Packet



Richland Police Department - Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 509-942-7739

NOTICE OF CIVIL VIOLATION

April 1, 2021

Christopher & Thomas Sunday Jr
609 Cascade St
Richland, WA 99354

Case Number: 20210169

An inspection on April 1, 2021 revealed violation(s) of the Richland Municipal Code (RMC) on property you own or control. You have received this notice because your property is out of compliance with the Richland Municipal Code, and you must take action to bring your property into compliance as identified herein.

Location of Violation(s):

609 Cascade St, Richland WA 99354

Description of Violation(s):

RMC 10.04.040 (F) Public Nuisance Affecting Peace and Safety; erecting, maintaining, using, placing, depositing, leaving or permitting to be or remain in or upon any private lot, building, structure, or premises, in or upon any street, alley, sidewalk, park, parkway, or other public or private place in the City, the total of which materials exceeds 2 cubic yards in volume. This section shall include keeping or storing the equivalent amount of material in a trailer, pickup bed, or other portable container to include vehicles

Required Corrective Action(s):

Remove the pile of debris and trash items from the driveway and inside the utility trailer in accordance with the Richland Municipal Code.

The corrective action(s) identified in this notice must be completed by May 9, 2021 no later than 5:00 p.m.

You received notice dated February 11, 2021 requesting voluntary correction of the code violation(s). A copy of that notice is attached. To date, you have failed to comply with the Richland Municipal Code, which resulted in the issuance of this notice of civil violation.

You are directed to take the action described above to correct the violation(s) on the property. Failure to correct the violation(s) by the deadline in this notice may result in City abatement per RMC 10.02.070.

HEARING NOTICE: Per RMC 10.02.060, an appeal hearing is automatically scheduled for you to appear before the Richland Code Enforcement Board on this matter. The hearing regarding your code violation(s) will be held in ~~City Council Chambers at Richland City Hall, 625 Swift Blvd., Richland, WA~~ on the following date and time: *Via Zoom- See attachment*

Date: April 13, 2021

Time: 7:00 PM

Please make the necessary arrangements if you need a language interpreter

Compliance BEFORE the Hearing: If you come into compliance by correcting the violation(s) prior to the hearing, as inspected and verified by a Richland Code Enforcement Officer, the City will inform the Board at the hearing that the property is in compliance. Per RMC 10.02.050(E), a minimum penalty of \$50.00 shall be assessed for each offense requiring a notice of civil violation, regardless of whether compliance is met before the hearing.

Code Enforcement Board Hearing: If you take no action prior to the hearing, or if you believe you are not in violation of the RMC and wish to contest this notice, an impartial hearing before the five-member Code Enforcement Board will be held. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide if the evidence supports finding you in violation of the Richland Municipal Code. The City bears the burden of proof, which is a preponderance of the evidence.

If the Board determines that one or more violations has occurred, you will be assessed monetary penalties pursuant to RMC 10.02.050(E) and ordered to abate the violation(s). Penalties range from a minimum of \$50 to a maximum of \$500 per day per violation, up to a maximum penalty of \$5,000 for all violations. You may also be ordered to pay the costs of abatement if the City is forced to correct the violation(s). The third violation of the same regulation at the same location within two (2) years is a criminal offense. See Chapter 10.02 RMC for more details.

FAILURE TO APPEAR: Should you fail to appear, the Code Enforcement Board will enter an order finding that the violation occurred and assess monetary penalties, which may include a continuing monthly monetary penalty until the property is brought into compliance. The City will carry out the Code Enforcement Board's order and recover all related expenses, plus the monetary penalties assessed and the administrative cost of the hearing. A copy of the Board's order and an invoice for payment will be sent to you pursuant to RMC 10.02.060(E).

Issued on April 1, 2021 by the Code Enforcement Officer signing below.

Signature: _____

Printed Name: Lindsey Linhoff, Code Enforcement

Phone: (509) 942-7740

Attachment – Voluntary Correction Notice

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal Impersonation in the first degree is a Class C Felony.



Correction Notice

Date: 2/11/2021

Location: 609 Cascade St, Richland WA 99354

Report #: 20210169

You have received this notice because property owned or controlled by you is currently out of compliance with the Richland Municipal Code and you must take immediate action to bring your property into compliance as identified herein.

Description of the Violation(s):

RMC 10.04.040 (F) Public Nuisance Affecting Peace and Safety; erecting, maintaining, using, placing, depositing, leaving or permitting to be or remain in or upon any private lot, building, structure, or premises, in or upon any street, alley, sidewalk, park, parkway, or other public or private place in the City, the total of which materials exceeds 2 cubic yards in volume. This section shall include keeping or storing the equivalent amount of material in a trailer, pickup bed, or other portable container to include vehicles

Required Corrective Action(s):

Remove the pile of debris from the driveway, including the pallets, sofa, tree debris, etc., in accordance with the Richland Municipal Code. Note that future violations will be automatically referred to the Code Enforcement Board for monetary penalties.

The corrective actions(s) identified in this Correction Notice must be completed by 2/25/2021 no later than 8:00 am.

Failure to remedy the violation(s) identified in this Correction Notice may result in the City issuing a Notice of Civil Violation and scheduling a hearing before the Richland Code Enforcement Board and monetary penalties may be assessed. In lieu of advancing your case to the Code Enforcement Board, you may be eligible to enter a Voluntary Correction Agreement with the City to significantly extend your compliance date. Contact Code Enforcement to learn more about this option.

If you believe you are not in violation of the RMC and wish to contest this notice, you may request an impartial hearing before the five-member Code Enforcement Board. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide whether to affirm or disaffirm the City's accusation of a violation(s). Monetary penalties may be assessed if the violation(s) is affirmed.

The City's objective is to work with you to achieve voluntary compliance. Formal action will be taken only if the violation(s) are not corrected as identified in this Correction Notice. If you have questions about the enforcement process, or if you need additional information or resources, please contact the Code Enforcement Officer identified in this notice.

Issued on 2/11/2021 by Officer Lindsey Linhoff

Phone Number: 509-942-7740

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal impersonation in the first degree



Please contact code enforcement if you need assistance with the Zoom meeting at 509-713-9027

[Join Zoom Meeting](#)

Phone one-tap: US: [+12063379723,,95148930292#](tel:+1206337972395148930292) or [+12532158782,,95148930292#](tel:+1253215878295148930292)

Meeting URL: <https://cityofrichlandwa.zoom.us/j/95148930292>

Meeting ID: 951 4893 0292

Join by Telephone

For higher quality, dial a number based on your current location.

Dial:

US: +1 206 337 9723 or +1 253 215 8782 or +1 213 338 8477 or +1
267 831 0333 or +1 301 715 8592

Meeting ID: 951 4893 0292

[International numbers](#)



CODE ENFORCEMENT AGENDA ITEM COVERSHEET

Meeting Date: 4/13/2021

Agenda Category: Compliance Hearings/Administration of Oaths

Prepared By:

Subject:

Case #20210090 Austin Templeton

Location of Violation: 1508 Cottonwood Drive, Richland WA 99354

Description of Violation: RMC 12.16.010 Sidewalk Tripping Hazard

Mailing Address: Same

Notice of Civil Violation: March 9, 2021

- Lindsey Linhoff

Department:

Police

Recommended Motion:

Summary:

Attachments:

1. 1508 Cottonwood Packet



Richland Police Department - Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 509-942-7739

NOTICE OF CIVIL VIOLATION

March 9, 2021

Austin M Templeton
1508 Cottonwood Dr
Richland, WA 99354

Case Number: 20210090

An inspection on March 9, 2021 revealed violation(s) of the Richland Municipal Code (RMC) on property you own or control. You have received this notice because your property is out of compliance with the Richland Municipal Code, and you must take action to bring your property into compliance as identified herein.

Location of Violation(s):

1508 Cottonwood Dr, Richland WA 99354

Description of Violation(s):

RMC 12.16.010 It shall be the duty of every person or entity having charge or control of any premises within the city to keep the public sidewalks or sidewalks along such property in the street or streets adjacent thereto cleaned and maintained in a reasonable and safe condition. Maintenance of the sidewalk shall include correction of any unsafe condition that impairs the use of the sidewalks by pedestrians, up to and including removal and replacement of the sidewalk.

Required Corrective Action(s):

Repair/Replace the damaged panels of the sidewalk along the Cottonwood Dr curb line as marked by the City in accordance with the Richland Municipal Code.

The corrective action(s) identified in this notice must be completed by April 11, 2021 no later than 5:00 p.m.

You received notice dated January 26, 2021 requesting voluntary correction of the code violation(s). A copy of that notice is attached. To date, you have failed to comply with the Richland Municipal Code, which resulted in the issuance of this notice of civil violation.

You are directed to take the action described above to correct the violation(s) on the property. Failure to correct the violation(s) by the deadline in this notice may result in City abatement per RMC 10.02.070.

HEARING NOTICE: Per RMC 10.02.060, an appeal hearing is automatically scheduled for you to appear before the Richland Code Enforcement Board on this matter. The hearing regarding your code violation(s) will be held in ~~City Council Chambers at Richland City Hall, 625 Swift Blvd., Richland, WA~~ on the following date and time: *via zoom - see attachment*

Date: April 13, 2021

Time: 7:00 PM

Please make the necessary arrangements if you need a language interpreter

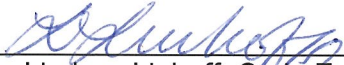
Compliance BEFORE the Hearing: If you come into compliance by correcting the violation(s) prior to the hearing, as inspected and verified by a Richland Code Enforcement Officer, the City will inform the Board at the hearing that the property is in compliance. Per RMC 10.02.050(E), a minimum penalty of \$50.00 shall be assessed for each offense requiring a notice of civil violation, regardless of whether compliance is met before the hearing.

Code Enforcement Board Hearing: If you take no action prior to the hearing, or if you believe you are not in violation of the RMC and wish to contest this notice, an impartial hearing before the five-member Code Enforcement Board will be held. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide if the evidence supports finding you in violation of the Richland Municipal Code. The City bears the burden of proof, which is a preponderance of the evidence.

If the Board determines that one or more violations has occurred, you will be assessed monetary penalties pursuant to RMC 10.02.050(E) and ordered to abate the violation(s). Penalties range from a minimum of \$50 to a maximum of \$500 per day per violation, up to a maximum penalty of \$5,000 for all violations. You may also be ordered to pay the costs of abatement if the City is forced to correct the violation(s). The third violation of the same regulation at the same location within two (2) years is a criminal offense. See Chapter 10.02 RMC for more details.

FAILURE TO APPEAR: Should you fail to appear, the Code Enforcement Board will enter an order finding that the violation occurred and assess monetary penalties, which may include a continuing monthly monetary penalty until the property is brought into compliance. The City will carry out the Code Enforcement Board's order and recover all related expenses, plus the monetary penalties assessed and the administrative cost of the hearing. A copy of the Board's order and an invoice for payment will be sent to you pursuant to RMC 10.02.060(E).

Issued on March 9, 2021 by the Code Enforcement Officer signing below.

Signature: 
Printed Name: Lindsey Linhoff, Code Enforcement
Phone: (509) 942-7740

Attachment – Voluntary Correction Notice

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal Impersonation in the first degree is a Class C Felony.



Correction Notice

Date: 1/26/2021

Location: 1508 Cottonwood Dr, Richland WA 99354

Report #: 20210090

You have received this notice because property owned or controlled by you is currently out of compliance with the Richland Municipal Code and you must take immediate action to bring your property into compliance as identified herein.

Description of the Violation(s):

RMC 12.16.010 It shall be the duty of every person or entity having charge or control of any premises within the city to keep the public sidewalks or sidewalks along such property in the street or streets adjacent thereto cleaned and maintained in a reasonable and safe condition.

Maintenance of the sidewalk shall include correction of any unsafe condition that impairs the use of the sidewalks by pedestrians, up to and including removal and replacement of the sidewalk.

Required Corrective Action(s):

Please repair/replace the damaged panels of the sidewalk along the Cottonwood Dr curb line as marked by the City in accordance with the Richland Municipal Code. If clarification or additional time is needed, contact the Code Enforcement Officer listed below.

The corrective actions(s) identified in this Correction Notice must be completed by 2/23/2021 no later than 8:00 am.

Failure to remedy the violation(s) identified in this Correction Notice may result in the City issuing a Notice of Civil Violation and scheduling a hearing before the Richland Code Enforcement Board and monetary penalties may be assessed. In lieu of advancing your case to the Code Enforcement Board, you may be eligible to enter a Voluntary Correction Agreement with the City to significantly extend your compliance date. Contact Code Enforcement to learn more about this option.

If you believe you are not in violation of the RMC and wish to contest this notice, you may request an impartial hearing before the five-member Code Enforcement Board. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide whether to affirm or disaffirm the City's accusation of a violation(s). Monetary penalties may be assessed if the violation(s) is affirmed.

The City's objective is to work with you to achieve voluntary compliance. Formal action will be taken only if the violation(s) are not corrected as identified in this Correction Notice. If you have questions about the enforcement process, or if you need additional information or resources, please contact the Code Enforcement Officer identified in this notice.

Issued on 1/26/2021 by Officer Lindsey Linhoff

Phone Number: 509-942-7740

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal impersonation in the first degree



Please contact code enforcement if you need assistance with the Zoom meeting at 509-713-9027

[Join Zoom Meeting](#)

Phone one-tap: US: [+12063379723,,95148930292#](tel:+1206337972395148930292) or [+12532158782,,95148930292#](tel:+1253215878295148930292)

Meeting URL: <https://cityofrichlandwa.zoom.us/j/95148930292>

Meeting ID: 951 4893 0292

Join by Telephone

For higher quality, dial a number based on your current location.

Dial:

US: +1 206 337 9723 or +1 253 215 8782 or +1 213 338 8477 or +1
267 831 0333 or +1 301 715 8592

Meeting ID: 951 4893 0292

[International numbers](#)



CODE ENFORCEMENT AGENDA ITEM COVERSHEET

Meeting Date: 4/13/2021

Agenda Category: Compliance Hearings/Administration of Oaths

Prepared By:

Subject:

Case #20210081 Lloyd & Virginia Campbell

Location of Violation: 307 Abbot Street, Richland WA 99352

Description of Violation: RMC 10.06.030 Storage of an Inoperable Vehicle

Mailing Address: 2104 S Buntin Street, Kennewick WA 99337

Notice of Civil Violation: March 30, 2021

- Jamie Williams

Department:

Police

Recommended Motion:

Summary:

Attachments:

1. 307 Abbot Packet



Richland Police Department - Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 509-942-7739

NOTICE OF CIVIL VIOLATION

March 30, 2021

Lloyd and Virginia Campbell
2104 S Buntin St
Kennewick, WA 99337

Case Number: 20210081

An inspection on March 28, 2021 revealed violation(s) of the Richland Municipal Code (RMC) on property you own or control. You have received this notice because your property is out of compliance with the Richland Municipal Code, and you must take action to bring your property into compliance as identified herein.

Location of Violation(s):

307 Abbot St, Richland WA 99352

Description of Violation(s):

RMC 10.06.030 Storage of inoperable vehicle: It is unlawful to place or keep an inoperable motorized vehicle or junk vehicle upon any public or private property within the City of Richland unless the vehicle is completely enclosed within a building or behind a 100% sight-obscuring fence in a manner where it is not visible from the street or other public or private property **INOPERABLE VEHICLE DEFINED AS** a vehicle that has been in a stationary position for more than 14 calendar days, is apparently inoperable or requires repair in order to be operable, or is unable to move 20 feet under own power. One inoperable motorized vehicle may be allowed on residential property, outside of an enclosed building, if it is stored in the rear yard of the property and screened from the neighboring properties and any street by a 100 percent sight-obstructing fence.

Required Corrective Action(s):

Contact Code Enforcement to set an appointment to demonstrate as operable under it's own power the Motorhome/RV with WA plate 932HWP, or properly store in accordance with the Richland Municipal Code.

The corrective action(s) identified in this notice must be completed by April 11, 2021 no later than 5:00 p.m.

You received notice dated January 24, 2021 requesting voluntary correction of the code violation(s). A copy of that notice is attached. To date, you have failed to comply with the Richland Municipal Code, which resulted in the issuance of this notice of civil violation.

You are directed to take the action described above to correct the violation(s) on the property. Failure to correct the violation(s) by the deadline in this notice may result in City abatement per RMC 10.02.070.

HEARING NOTICE: Per RMC 10.02.060, an appeal hearing is automatically scheduled for you to appear before the Richland Code Enforcement Board on this matter. The hearing regarding your code

violation(s) will be held in ~~City Council Chambers at Richland City Hall, 625 Swift Blvd., Richland, WA~~ on the following date and time: VIA ZOOM, INSTRUCTIONS INCLUDED

Date: April 13, 2021

Time: 7:00 PM

****Please make the necessary arrangements if you need a language interpreter****

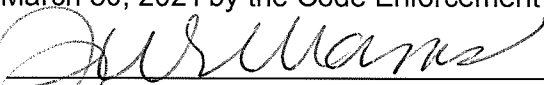
Compliance BEFORE the Hearing: If you come into compliance by correcting the violation(s) prior to the hearing, as inspected and verified by a Richland Code Enforcement Officer, the City will inform the Board at the hearing that the property is in compliance. Per RMC 10.02.050(E), a minimum penalty of \$50.00 shall be assessed for each offense requiring a notice of civil violation, regardless of whether compliance is met before the hearing.

Code Enforcement Board Hearing: If you take no action prior to the hearing, or if you believe you are not in violation of the RMC and wish to contest this notice, an impartial hearing before the five-member Code Enforcement Board will be held. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide if the evidence supports finding you in violation of the Richland Municipal Code. The City bears the burden of proof, which is a preponderance of the evidence.

If the Board determines that one or more violations has occurred, you will be assessed monetary penalties pursuant to RMC 10.02.050(E) and ordered to abate the violation(s). Penalties range from a minimum of \$50 to a maximum of \$500 per day per violation, up to a maximum penalty of \$5,000 for all violations. You may also be ordered to pay the costs of abatement if the City is forced to correct the violation(s). The third violation of the same regulation at the same location within two (2) years is a criminal offense. See Chapter 10.02 RMC for more details.

FAILURE TO APPEAR: Should you fail to appear, the Code Enforcement Board will enter an order finding that the violation occurred and assess monetary penalties, which may include a continuing monthly monetary penalty until the property is brought into compliance. The City will carry out the Code Enforcement Board's order and recover all related expenses, plus the monetary penalties assessed and the administrative cost of the hearing. A copy of the Board's order and an invoice for payment will be sent to you pursuant to RMC 10.02.060(E).

Issued on March 30, 2021 by the Code Enforcement Officer signing below.

Signature: 

Printed Name: Jamie Williams, Code Enforcement

Phone: (509) 942-7577

Attachment – Voluntary Correction Notice

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal Impersonation in the first degree is a Class C Felony.

****Please call me at #509-713-9071 if you plan to attend or not via ZOOM and if you have problems logging in to the meeting**

Join Zoom Meeting

Phone one-tap: US: +12063379723,,94966542362# or +12532158782,,94966542362#

Meeting URL: <https://cityofrichlandwa.zoom.us/j/94966542362>

Meeting ID: 949 6654 2362

Join by Telephone

For higher quality, dial a number based on your current location.

Dial:

US: +1 206 337 9723 or +1 253 215 8782

Meeting ID: 949 6654 2362



FINAL Correction Notice

Date: 1/24/2021

Location: 307 Abbot St, Richland WA 99352

Report #: 20210081

You have received this notice because property owned or controlled by you is currently out of compliance with the Richland Municipal Code and you must take immediate action to bring your property into compliance as identified herein.

Description of the Violation(s):

RMC 10.06.030 Storage of inoperable vehicle: It is unlawful to place or keep an inoperable motorized vehicle or junk vehicle upon any public or private property within the City of Richland unless the vehicle is completely enclosed within a building or behind a 100% sight-obscuring fence in a manner where it is not visible from the street or other public or private property **INOPERABLE VEHICLE DEFINED AS** a vehicle that has been in a stationary position for more than 14 calendar days, is apparently inoperable or requires repair in order to be operable, or is unable to move 20 feet under own power. One inoperable motorized vehicle may be allowed on residential property, outside of an enclosed building, if it is stored in the rear yard of the property and screened from the neighboring properties and any street by a 100 percent sight-obstructing fence.

Required Corrective Action(s):

Contact Code Enforcement Officer Williams at #509 942-7577 to set an appointment to demonstrate as operable under their own power ALL vehicles stored on the property at 307 Abbot St, including the Motorhome with expired WA plate #932HWP, or properly store in accordance with the Richland Municipal Code.

IF COMPLIANCE IS NOT MET THIS CASE WILL BE REFERRED TO THE MARCH 9, 2021 CODE ENFORCEMENT BOARD

The corrective actions(s) identified in this Correction Notice must be completed by 2/14/2021 no later than 8:00 am.

Failure to remedy the violation(s) identified in this Correction Notice may result in the City issuing a Notice of Civil Violation and scheduling a hearing before the Richland Code Enforcement Board and monetary penalties may be assessed.

The City's objective is to work with you to achieve voluntary compliance. Formal action will be taken only if the violation(s) are not corrected as identified in this Correction Notice. If you have questions about the enforcement process, or if you need additional information or resources, please contact the Code Enforcement Officer identified in this notice.

Issued on 1/24/2021 by Officer Jamie Williams

Phone Number: 509-942-7577

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal impersonation in the first degree



CODE ENFORCEMENT AGENDA ITEM COVERSHEET

Meeting Date: 4/13/2021

Agenda Category: Compliance Hearings/Administration of Oaths

Prepared By:

Subject:

Case #20201298 Lloyd & Virginia Campbell

Location of Violation: 305 Abbot Street, Richland WA 99352

Description of Violation: RMC 10.06.060 Storage of an Inoperable Vehicle

Mailing Address: 2104 S Buntin Street, Kennewick WA 99337

Notice of Civil Violation: March 30, 2021

- Jamie Williams

Department:

Police

Recommended Motion:

Summary:

Attachments:

1. 305 Abbot Packet



Richland Police Department - Nuisance Code Enforcement
871 George Washington Way, Richland, WA 99352 509-942-7739

NOTICE OF CIVIL VIOLATION

March 28, 2021

Lloyd and Virginia Campbell
2104 S Buntin St
Kennewick, WA 99337

Case Number: 20201298

An inspection on March 28, 2021 revealed violation(s) of the Richland Municipal Code (RMC) on property you own or control. You have received this notice because your property is out of compliance with the Richland Municipal Code, and you must take action to bring your property into compliance as identified herein.

Location of Violation(s):

305 Abbot St, Richland WA 99352

Description of Violation(s):

RMC 10.06.030 Storage of inoperable vehicle: It is unlawful to place or keep an inoperable motorized vehicle or junk vehicle upon any public or private property within the City of Richland unless the vehicle is completely enclosed within a building or behind a 100% sight-obscuring fence in a manner where it is not visible from the street or other public or private property. **INOPERABLE VEHICLE DEFINED AS** a vehicle that has been in a stationary position for more than 14 calendar days, is apparently inoperable or requires repair in order to be operable, or is unable to move 20 feet under own power. One inoperable motorized vehicle may be allowed on residential property, outside of an enclosed building, if it is stored in the rear yard of the property and screened from the neighboring properties and any street by a 100 percent sight-obstructing fence.

Required Corrective Action(s):

Contact Code Enforcement Officer Williams (#509 942-7577) to set an appointment to demonstrate as operable under it's own power, the vehicle stored on the property at 305 Abbot St, or properly store in accordance with the Richland Municipal Code.

The corrective action(s) identified in this notice must be completed by April 11, 2021 no later than 5:00 p.m.

You received notice dated January 24, 2021 requesting voluntary correction of the code violation(s). A copy of that notice is attached. To date, you have failed to comply with the Richland Municipal Code, which resulted in the issuance of this notice of civil violation.

You are directed to take the action described above to correct the violation(s) on the property. Failure to correct the violation(s) by the deadline in this notice may result in City abatement per RMC 10.02.070.

HEARING NOTICE: Per RMC 10.02.060, an appeal hearing is automatically scheduled for you to appear before the Richland Code Enforcement Board on this matter. The hearing regarding your code violation(s) will be held in ~~City Council Chambers at Richland City Hall, 625 Swift Blvd., Richland, WA~~ on the following date and time: **VIA ZOOM** →

VIA ZOOM, INSTRUCTIONS INCLUDED

Date: April 13, 2021

Time: 7:00 PM

Please make the necessary arrangements if you need a language interpreter

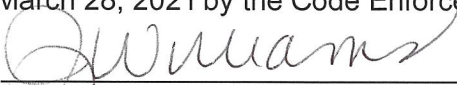
Compliance BEFORE the Hearing: If you come into compliance by correcting the violation(s) prior to the hearing, as inspected and verified by a Richland Code Enforcement Officer, the City will inform the Board at the hearing that the property is in compliance. Per RMC 10.02.050(E), a minimum penalty of \$50.00 shall be assessed for each offense requiring a notice of civil violation, regardless of whether compliance is met before the hearing.

Code Enforcement Board Hearing: If you take no action prior to the hearing, or if you believe you are not in violation of the RMC and wish to contest this notice, an impartial hearing before the five-member Code Enforcement Board will be held. At the hearing, the City will present evidence of the violation(s). You may testify on your own behalf and introduce your own evidence, if any. At the conclusion of the hearing, the Board will decide if the evidence supports finding you in violation of the Richland Municipal Code. The City bears the burden of proof, which is a preponderance of the evidence.

If the Board determines that one or more violations has occurred, you will be assessed monetary penalties pursuant to RMC 10.02.050(E) and ordered to abate the violation(s). Penalties range from a minimum of \$50 to a maximum of \$500 per day per violation, up to a maximum penalty of \$5,000 for all violations. You may also be ordered to pay the costs of abatement if the City is forced to correct the violation(s). The third violation of the same regulation at the same location within two (2) years is a criminal offense. See Chapter 10.02 RMC for more details.

FAILURE TO APPEAR: Should you fail to appear, the Code Enforcement Board will enter an order finding that the violation occurred and assess monetary penalties, which may include a continuing monthly monetary penalty until the property is brought into compliance. The City will carry out the Code Enforcement Board's order and recover all related expenses, plus the monetary penalties assessed and the administrative cost of the hearing. A copy of the Board's order and an invoice for payment will be sent to you pursuant to RMC 10.02.060(E).

Issued on March 28, 2021 by the Code Enforcement Officer signing below.

Signature: 

Printed Name: Jamie Williams, Code Enforcement

Phone: (509) 942-7577

Attachment – Voluntary Correction Notice

Fraudulent use or misuse of this form may result in criminal charges for Criminal Impersonation in the First Degree under RCW 9A.60.040. Criminal Impersonation in the first degree is a Class C Felony.

****Please call me at #509-713-9071 if you plan to attend or not via ZOOM and if you have problems logging in to the meeting**

Join Zoom Meeting

Phone one-tap: US: [+12063379723,,94966542362#](tel:+1206337972394966542362) or [+12532158782,,94966542362#](tel:+1253215878294966542362)
Meeting URL: <https://cityofrichlandwa.zoom.us/j/94966542362>
Meeting ID: 949 6654 2362

Join by Telephone

For higher quality, dial a number based on your current location.
Dial:

US: +1 206 337 9723 or +1 253 215 8782

Meeting ID: 949 6654 2362



FINAL Correction Notice

Date: 1/24/2021

Location: 305 Abbot St, Richland WA 99352

Report #: 20201298

You have received this notice because property owned or controlled by you is currently out of compliance with the Richland Municipal Code and you must take immediate action to bring your property into compliance as identified herein.

Description of the Violation(s):

RMC 10.06.030 Storage of inoperable vehicle: It is unlawful to place or keep an inoperable motorized vehicle or junk vehicle upon any public or private property within the City of Richland unless the vehicle is completely enclosed within a building or behind a 100% sight-obscuring fence in a manner where it is not visible from the street or other public or private property **INOPERABLE VEHICLE DEFINED AS** a vehicle that has been in a stationary position for more than 14 calendar days, is apparently inoperable or requires repair in order to be operable, or is unable to move 20 feet under own power. One inoperable motorized vehicle may be allowed on residential property, outside of an enclosed building, if it is stored in the rear yard of the property and screened from the neighboring properties and any street by a 100 percent sight-obstructing fence.

Required Corrective Action(s):

Contact Code Enforcement Officer Williams at #509 942-7577 to set an appointment to demonstrate as operable under their own power the vehicle stored on the property at 305 Abbot St, or properly store in accordance with the Richland Municipal Code.

IF COMPLIANCE IS NOT MET THIS CASE WILL BE REFERRED TO THE MARCH 9, 2021 CODE ENFORCEMENT BOARD

The corrective actions(s) identified in this Correction Notice must be completed by 2/14/2021 no later than 8:00 am.

Failure to remedy the violation(s) identified in this Correction Notice may result in the City issuing a Notice of Civil Violation and scheduling a hearing before the Richland Code Enforcement Board and monetary penalties may be assessed.

The City's objective is to work with you to achieve voluntary compliance. Formal action will be taken only if the violation(s) are not corrected as identified in this Correction Notice. If you have questions about the enforcement process, or if you need additional information or resources, please contact the Code Enforcement Officer identified in this notice.

Issued on 1/24/2021 by Officer Jamie Williams
Phone Number: 509-942-7577